



City of Seattle
Greg Nickels, Mayor



Good Things Are Happening at Northgate!

Near-term Projects

- Northgate Branch Library, Community Center and Park
Groundbreaking spring 2005, opening late spring 2006
- 5th Avenue NE Streetscape Improvements – First phase
Construction beginning winter 2006, completion spring 2006
- Northgate Community Garden
Now beginning site design, construction beginning late 2005-early 2006
- Northgate Mall Redevelopment – New retail on west side and parking structure south on 103rd
Construction in 2006
- Lorig South Lot Housing and Retail and Thornton Creek Water Quality Channel
Construction during 2006-2008
- New 3rd Avenue NE extension (pending Council budget approval)
Construction to coincide with South Lot projects
- Early Phase King County Transit-Oriented Development
Planning and coordination with adjacent development underway
- Coordinating Pedestrian Connections – Parking/shared parking, open spaces
Ongoing
- North Seattle Community College Major Institution Master Plan
Beginning 2004, completion 2005
- Northgate Coordinated Transportation Investment Plan
Completion 2005

Longer-term projects

- King County Transit-Oriented Development – Full build-out
- 5th Avenue NE Streetscape Improvements – Full build-out
- Potential Future Park at NE 112th Street Park and Ride Site
- Sound Transit Link Light Rail Northgate Station
Supplemental EIS and preliminary engineering complete 2005
Potential public funding vote in 2006

November 2004

For more information on the Stakeholders' work, visit their website at www.seattle.gov/dpd/planning.northgate or contact Mark Troxel at 206-615-1739 or mark.troxel@seattle.gov.



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November 2004

For more information on the Stakeholders' work, visit their website at www.seattle.gov/dpd/planning.northgate or contact Mark Troxel at 206-615-1739 or mark.troxel@seattle.gov.

Northgate Stakeholders Group

The Northgate Stakeholders Group was formed in February of 2004 as a result of the agreement reached in Dec. 2003 by Mayor Nickels, the Seattle City Council, and members of the Northgate community, and represents a wide range of interests in the revitalization of Northgate.

The group has advised the City on

- The Thornton Creek Water Quality Channel,
- A plan for open space and pedestrian connections,
- The 5th Ave NE Streetscape Design,
- Integration of Northgate Area Comprehensive Plan elements into the City of Seattle Comprehensive Plan, and
- The public involvement plan for the Seattle Department of Transportation's Coordinated Transportation Investment Plan.

Stakeholders are preparing to give advice on design concepts for large development proposals in the Northgate area. These include the Lorig development on the South Lot of Northgate Mall, King County's transit-oriented project, and the expansion of Northgate Mall.

The Northgate Stakeholders Group holds community forums from time to time to update the public on their work and gather public opinion on major projects coming to the Northgate area.

There are 22 seats on the Northgate Stakeholders Group, representing community groups, businesses, Simon Properties Group, King County/Metro, major institutions in the area, condominium owners, labor, senior citizens, and youth. The chair is Dr. Ronald H. LaFayette, President of North Seattle Community College.

For more information on the Stakeholders' work, visit their website at www.seattle.gov/dpd/planning.northgate or contact Mark Troxel at 206-615-1739 or mark.troxel@seattle.gov.

November 2004

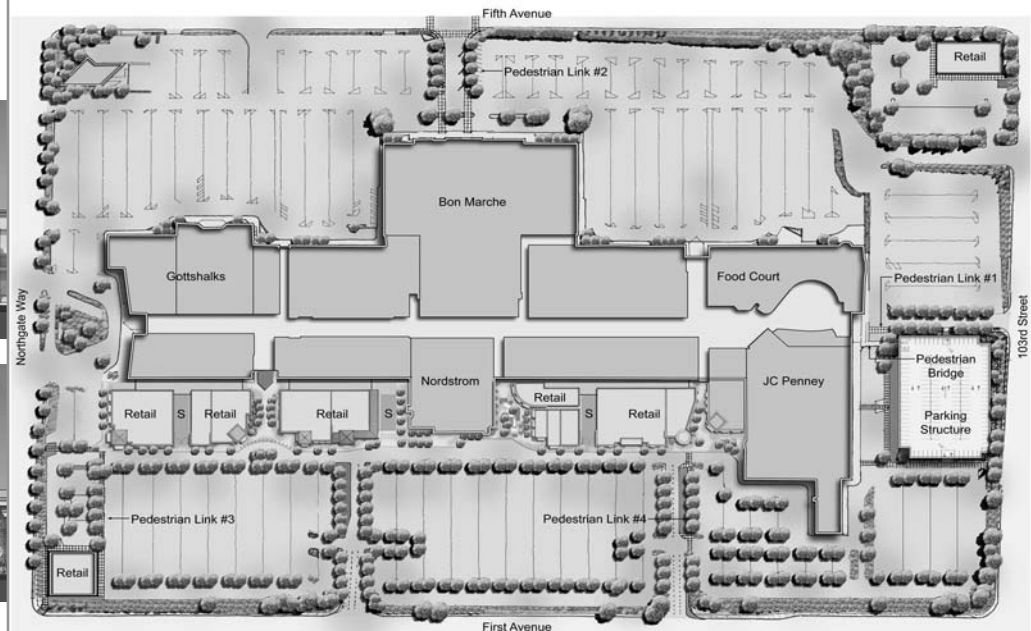


Contact Mark Troxel, DPD, for more info:
phone: 206-615-1739
e-mail: mark.troxel@seattle.gov

www.Seattle.gov/dpd/planning/northgate



CALLISON



NORTHGATE MALL

SEATTLE, WASHINGTON

CLIENT: SIMON PROPERTY GROUP

FACTS:
ADDITION OF 104,000 SF
OF "LIFESTYLE RETAIL"

NEW 590 CAR PARKING
STRUCTURE

Northgate Mall is being replanned and expanded as the heart of Seattle's vision for cohesive "Urban Villages," and a center for shopping and entertainment.

This project will include:

- Removal of existing theater and medical building.
- Adding a retail lifestyle village on the westside of the existing mall. Engaging plazas and gathering spaces at the existing mall entries will make for a vibrant pedestrian experience.
- Adding storefronts, canopies and street amenities will create an urban street edge, which will ultimately create pedestrian connectivity to the adjacent northgate fabric.
- Adding new parking, landscaping and pedestrian link on westside.
- Adding retail at the NW and SE corners of the site along the street edge.
- Adding pedestrian connection to existing mall by realigning 5th Ave. entry with proposed 5th Ave. street improvement.
- New parking structure south of JC Penney with pedestrian connections to 103rd.

Next steps:

- Stakeholders committee meeting
- Early design review guidance
- Apply for demolition and master use permits during the first quarter of 2005



Northgate Mall Parking Lot

Natural System Feasibility Study

Question:

How can natural drainage be integrated into parking lot redevelopment to facilitate successful retail growth and benefit creek health?

Seattle Public Utilities
October 25, 2004

Background and purpose of evaluation

- Northgate Framework Resolution
 - SPU to identify “natural drainage strategies...that can be incorporated into development projects”
- Simon Development Agreement
 - “Simon will consider incorporating natural drainage techniques into its approach to required landscaping and stormwater management”

SPU Business Case Process

- Costs—construction and lifecycle
- Benefits—drainage, plus social, environmental
- Recommend potential incentives such as
 - regulatory credit
 - discounted products
 - rate reductions

Key evaluation criteria

- Technically sound and feasible
- Cost-effective
- Maintain proposed number of surface parking stalls
- Respect tenant agreements
- Approved by SPU’s Asset Management Committee

Site conditions, project proposal and key parameters

- Redevelop 20 acres of parking
- Add 6 building pads
- Slopes 5-8% towards south west
- Maintain 4 spaces/1,000 sf parking ratio

Code requirements

Stormwater

- Detain 2, 25, 100 year storm
- Treat 6-month water quality storm

Parking

- Stall and aisle size requirements
- 35% compact stalls

Landscape

- 10’ landscaped pedestrian pathways separating parking areas

NDS overview, goals and technologies

- Reduce volume
- Manage everyday storms
- Dispersed systems
- Integrated into site design
- Infiltrate, slow and filter water

Strategies generated by workshop

Goal: eliminate or reduce centralized treatment facility by integrating natural drainage systems as follows:

1. Use existing landscape planters
2. Swales integrated into parking aisles
3. Unit pavers along retail drive
4. Porous asphalt in lower use zones

Natural system swales in parking aisles



City of Portland
Stormwater Management Manual

Unit paving along retail drive



Porous asphalt in lower use zones



Next steps

- Evaluate feasibility
- Evaluate performance
- Evaluate cost and benefits
- Develop recommendations and incentives

Schedule


- 10/25 Subcommittee presentation
- 10/26 Stakeholder presentation
- 11/9 Community Forum and Discussion
- 11/18 Stakeholder Advisory Memo due
- 12/8 SPU Recommendation Approval

Investing in Transportation

An Investment Plan for the Northgate Community

The Plan

The **Coordinated Transportation Investment Plan (CTIP)** facilitates transportation investment in the Northgate area. The plan evaluates and defines existing and future needs, builds upon previous studies and takes a fresh look at current conditions. The CTIP will:

- Evaluate existing transportation needs and deficiencies
 - Analyze future transportation needs -- Two scenarios focusing on years 2010 and 2030 will help define transportation improvements
 - Recognize the Northgate Area Comprehensive Plan's overarching goals
 - Balance the existing car-oriented transportation network with all travel modes
 - Prioritize the movement of people and goods, including pedestrians, bicyclists, bus and cars, while assuring delivery vehicles and freight can reach their destinations
 - Identify traffic-calming measures
 - Identify costs and potential funding sources to implement recommendations
- 
- A photograph of a modern building with a large glass facade and a dark roof, surrounded by trees. The building appears to be a public or commercial structure, possibly a transit station or office building, with a prominent glass entrance and a dark, possibly metal, roof structure. The surrounding area is lush with green trees, suggesting a park-like or urban setting. The image is positioned in the bottom right corner of the slide.



The Outcome

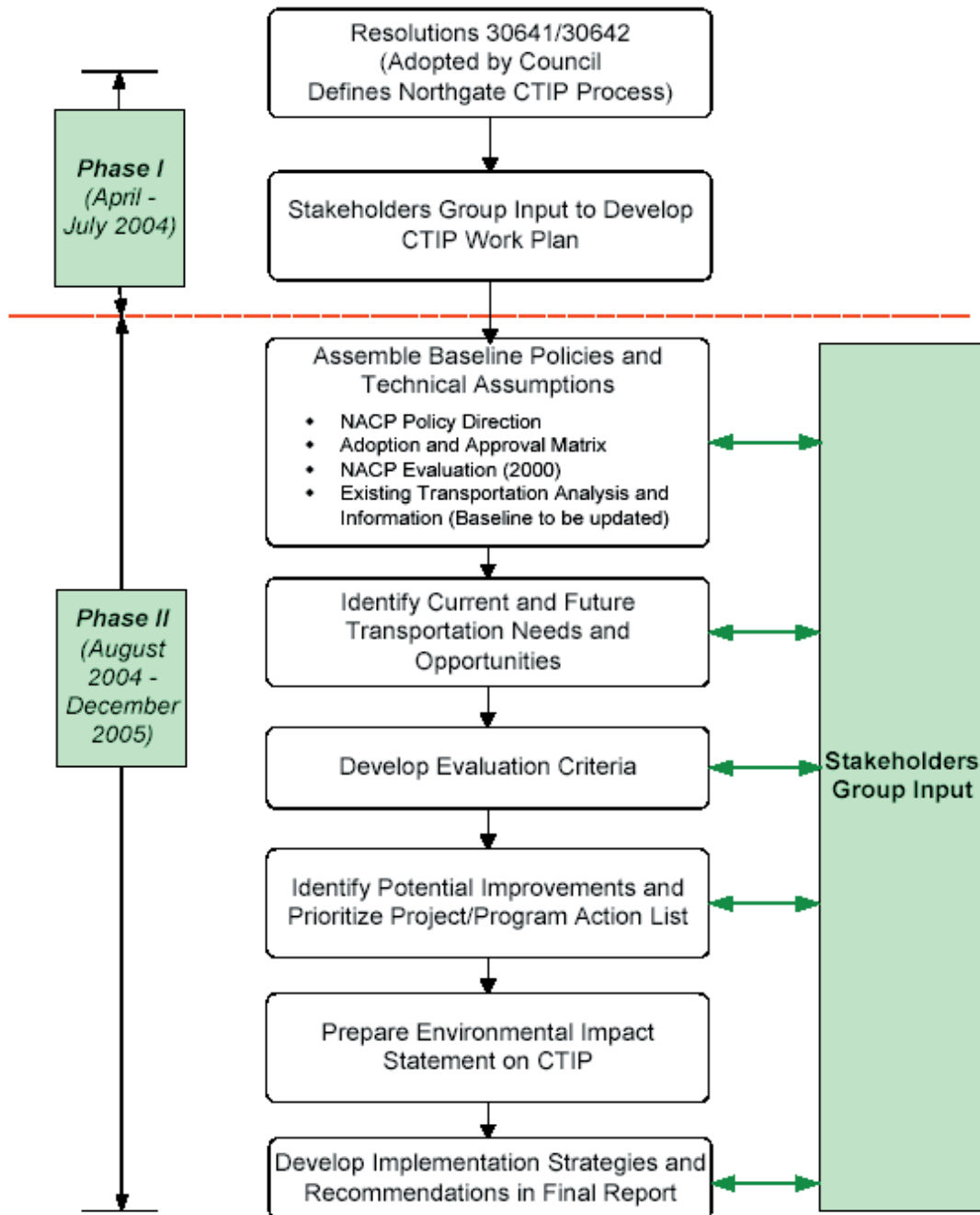
The result is an investment plan of well-defined transportation projects and programs addressing existing and future mobility needs within the Northgate area. The CTIP will include:

- A list of projects for long-term, comprehensive investment in Northgate transportation infrastructure
- Transportation investments reflecting long-term community goals
- An Environmental Impact Statement (EIS) evaluating transportation impacts of future growth and improvement proposals
- A framework for connecting developer mitigation funds to meaningful area-wide transportation upgrades

| The Schedule | |
|--------------|---|
| Spring 2004 | Public involvement process kicked off |
| Summer 2004 | CTIP Work Plan approved |
| Spring 2005 | Draft Northgate CTIP scheduled for release |
| Winter 2005 | Final Northgate CTIP scheduled to be complete |

Key Milestones

The Northgate Stakeholders Committee is actively engaged in the development of the Northgate Comprehensive Transportation Investment Plan (CTIP). Stakeholder committee meetings have been scheduled to correspond with the key CTIP milestones shown below.



If you have questions about the Northgate Coordinated Transportation Investment Plan visit www.Seattle.gov/Transportation/NCTIP.htm

You may also contact Tony Mazella, SDOT Project Manager, at 206.684.0811 or email Tony.Mazella@Seattle.gov

Northgate Pedestrian Connections & Open Space Draft Plan



About the Plan

Creating a pedestrian-oriented community and adding open space have been key priorities for the Northgate area for many years, as reflected in the Northgate Area Comprehensive Plan (NACP) and the 2000 Pro Parks Levy. Council Resolution 30642 (adopted December 2003) recognizes the importance of focusing on these priorities by calling on the City and the Planning Commission to produce a plan to “increase open spaces, create and enhance pedestrian connections and improve the pedestrian and bicycling environment in the Northgate Urban Center.”

Development of the Northgate Open Space and Pedestrian Connections Plan was launched with a Planning Commission workshop on March 25, 2004. It built on the NACP and earlier workshops that focused on town center concepts, the South Lot, and 5th Avenue NE as a pedestrian corridor. At this workshop, community members identified key destinations and current and desired pedestrian connections and open spaces. Their work was informed by previous plans and workshops, a community survey and work by UW landscape architecture students.

The plan highlights existing policies, guidelines and regulations that shape development to provide pedestrian and open space amenities. The plan then outlines key findings from the Planning Commission workshop and recommends steps for implementation.



Northgate Pedestrian Connections & Open Space Draft Plan



Seattle Department of Planning and Development Recommendations

Based on the input, recommendations and policies described in the draft plan, the Department of Planning and Development developed open space and pedestrian connection action recommendations. Many components will be completed in the short term and others over the next two decades. Details and further description of these recommendations are included in the plan at <http://www.seattle.gov/planningcommission>.

- **Design pedestrian corridors**
- **Tame the super-blocks**
- **Improve pedestrian routes across Interstate-5**
- **Generate neighborhood connections**
- **Consider a NE Northgate Way pedestrian overpass**
- **Acquire and develop land for a park at the Metro Park and Ride**
- **Create a pedestrian network to link existing open space**
- **Encourage North Seattle Community College to expand open space**

Seattle Planning Commission Recommendations

The Planning Commission's recommendations for improving pedestrian connections and open space at Northgate are based on analysis of the results of the Pedestrian Connections workshop; a citizen survey of over 150 residents, workers, students and business owners; the University of Washington's landscape architecture studio design work; and Commissioners' previous work on Northgate planning issues. These recommendations are offered to help inform and guide the development of the Northgate Coordinated Transportation Investment Plan and the Open Space and Pedestrian/Bicycle Circulation Plan being developed by the City. Details and further description of these recommendations are included in the plan at <http://www.seattle.gov/planningcommission>.

- **Establish a pedestrian network to connect key destinations**
- **Enhance the pedestrian experience along NE Northgate Way**
- **Refine access to and through Northgate Mall**
- **Strengthen transit connections**
- **Look to information from the workshop for short-term solutions**
- **Formulate a Northgate urban design plan**
- **Focus on pedestrian & bicycle circulation in the Coordinated Transportation Investment Plan**
- **Develop publicly accessible open space in future mixed-use & residential projects**



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Thornton Creek Water Quality Channel

The Thornton Creek Water Quality Channel project will use natural drainage system technology to enhance Thornton Creek and provide 2.7 acres of valuable open space for the Northgate community. The design allows for year-round water flows through the channel with higher flows during rainy weather.

Located at the headwaters of the South Branch of Thornton Creek, this site offers the last available opportunity to provide water quality treatment to this 670-acre drainage basin before stormwater reaches the creek. The channel design diverts stormwater from the drainage pipe under 100th Street to a series of surface swales landscaped with amended soil and native plants to help clean, infiltrate and slow the stormwater before it reaches the creek. The channel will have water flowing in dry weather, as well as cleanse stormwater from the frequent storms. The existing storm drain pipe will stay in place to carry high storm flows when the channel cannot handle all the stormwater volume.

The design will also include native landscaping and pedestrian pathways that provide access through the site with connections to the Lorig mixed-use development, the King County Transit Center, the Northgate Mall and the new branch library and community center just up 5th Avenue NE.

View of completed Thornton Creek Water Quality Channel



November 2004

Community input into the design of the project will be gathered through the Northgate Stakeholders Group and other forums over the next year. By the end of 2005, SPU will have a design for the channel that will be 60 percent complete. Construction is set to begin in June 2007 and should be finished by the end of 2008.

For further information, please contact project manager Miranda Maupin at (206) 386-9133 or miranda.maupin@seattle.gov. You can also visit the website at http://www.seattle.gov/util/About_SPU/Drainage_&_Sewer_System/Projects/COS_002477.asp

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item 5



NORTHGATE COMMONS

Concept Description

| | |
|-----------------------------|--|
| Developer: | Lorig Associates L.L.C. Stellar Lonestar, LLC |
| Architect: | Mithun Architects |
| Contractor: | To be determined |
| Location: | Seattle city block bordered by N.E. 103 rd St., N.E. 100 th St., and 5 th Ave NE. |
| Web site: | www.lorig.com |
| Project Statistics: | Preliminary concept plan for creating two parcels bisected by City land for Thornton Creek water treatment. The largest parcel is located in NW corner. The size of this parcel is approximately 4.9 acres and the smaller parcel located in SE corner is approximately 1 acre. Approximately 20,000 SF will need to be allocated for ROW for a new street at 3 rd Ave NE. |
| Parking: | +/- 500 stalls at NW lot and 75 stalls at SE lot |
| Key Dates: | Currently, Northgate Commons still is in the feasibility review stage. We expect to move forward with the Master Use Permit Application in fall 2004. |
| Project Cost: | Not yet determined |
| Project Description: | <p>Preliminary concepts call for several buildings situated in the northwestern corner of the block, built over underground parking with some surface parking on site. The buildings would feature ground level retail and commercial with apartments above. Part of the project is oriented to the green space that will border the property on the eastern and southern edges. The southeastern-most corner of the block is being considered for senior housing.</p> <p>NW Corner Parcel: Approximately 315 units market rate housing, 80 units affordable housing, 80 units for sale housing and 50,000 to 60,000 SF of retail and commercial at ground level</p> <p>SE Corner Parcel: Approximately 125 to 150 senior care housing units with a combination of independent living and assisted care.</p> |
| About the Developer: | Lorig has created signature mixed-use real estate projects in the Pacific Northwest for more than 30 years. Noteworthy projects include Welch Plaza in the Central Area of Seattle, Uwajimaya Village in Seattle's International District, The Village at Overlake Station, a transit oriented mixed-use development in Redmond, and The Queen Anne High School and Victoria Townhomes on Queen Anne Hill. |

Building a new Northgate branch library, community center and park, and street improvements for Fifth Avenue Northeast

November 2004

Mayor Greg Nickels recently announced that he has proposed adding an additional \$1 million to the Northgate Branch, community center and park project as part of his 2005 budget. The City Council will review the budget this fall.

The Northgate project was delayed in July when construction bids came in about \$2 million over the allocated budget. Seattle Parks and Recreation and The Seattle Public Library believe this was primarily due to worldwide fluctuations in the price of steel and a busy local construction market.

Since then, Parks and the Library have worked with the architects, The Miller | Hull Partnership, to analyze bid prices and evaluate materials, finishes, program needs, durability, and aesthetics to bring the project in line with the budget.

The design revisions won't affect the size of the community center, library or park, nor will they affect programming. The same services that had been previously outlined for the community center and library will remain.

For the community center and the library, design revisions include changes in the type of heating system, roofing materials, window shades and wall and ceiling materials. In the park, changes include the exclusion of the rain garden and the deletion of the plaza trench drains.

This fall, the design team will incorporate the revisions into the final design and request revised building permits for the project. Parks and the Library plan to issue construction bids for general contractors in January 2005. Assuming the bids are within budget, construction is expected to begin in March.

The Seattle Department of Transportation will begin installing \$2.1 million in street improvements on Fifth Avenue Northeast from Northeast Northgate Way to Northeast 105th Street in early 2006, in coordination with the library and community center project. The design remains as planned with wider sidewalks, improved crossing to the Northgate Mall, street medians, street trees, and pedestrian-scale lighting.

Quick Facts

| | Library | Community Center | Park | Street Improvements |
|------------------------------|---|--|--|--|
| Size | 10,000 SF | 20,000 SF | 1.67 acres | 1st phase: Fifth Avenue Northeast between Northgate Way and Northeast 105th Street |
| Project description | <ul style="list-style-type: none"> Collection capacity of 40,200 books and materials Meeting room Areas for children and youth Public computers | <ul style="list-style-type: none"> Teen camps Basketball leagues Classes After-school programs | <ul style="list-style-type: none"> Multi-purpose recreation area Community center play area Courtyard Plaza/amphitheater | <ul style="list-style-type: none"> Wider sidewalks Improved crossing to Northgate Mall Street medians and trees Lighting |
| Total project budget* | \$6 million | \$8.2 million | \$4.4 million | \$2.1 million |
| Contact information | David Kunselman 386-4096 david.kunselman@spl.org | Tim Motzer 684-7060 tim.motzer@seattle.gov | Tim Motzer 684-7060 tim.motzer@seattle.gov | Sandra Woods 684-5298 sandra.woods@seattle.gov |

* Budgets don't include mayor's proposed additional \$1 million and anticipated increases in funding from Library and Parks.

Key Milestones

- **Sept. 2004:** Mayor Greg Nickels proposed adding an additional \$1 million to the Northgate Branch, community center and park project as part of his 2005 budget. The City Council will review the budget this fall.
- **July 2004:** Construction bids for the project came in higher than expected.
- **Nov. 2003 & Feb. 2004:** Residents viewed design images of the project.
- **May 2003:** Residents described their vision for the design, and discussed preferences in services, equipment, programs, library collections and artwork.
- **March 2003:** The Miller/Hull Partnership is selected to design the project.
- **Feb. 2003:** Residents commented on site plans.
- **Oct. 2002:** ARC Architects are selected to provide site planning services.
- **June 2002:** The former Bon Tire Center site at Fifth Avenue Northeast and Northeast 105th Street chosen for project.
- **Aug. 2001-Feb. 2002:** Parks holds three public meetings for residents to discuss siting options for community center and park.
- **Nov. 2000:** Seattle voters approved the \$198.2 million Pro Parks Levy.
- **May 2000:** Residents invited to a meeting to discuss co-locating the Northgate branch and community center.
- **Jan. & March 2000:** Seattle Public Library holds two public meetings for residents to discuss siting options for new branch library.
- **Nov. 1999:** Seattle voters approved the \$72 million community centers levy.
- **Nov. 1998:** Seattle voters approved the \$196.4 million Libraries for All bond measure.

Update: 5th Avenue NE Street Improvements

November 2004

Project Goals

- Create a pedestrian-friendly street
- Provide a safe, attractive, public environment
- Balance the use of the street among pedestrians, vehicles, and transit

The Design

The City of Seattle worked with the community to develop a conceptual plan for 5th Avenue NE from NE 100th Street to NE 112th Street. The work is documented in the **5th Avenue NE Streetscape Design Plan Final Report**, April 2002.

Phase One

SDOT has reached 60 percent completion of the engineered designs for Phase One. This phase includes the following items on 5th Avenue NE from Northgate Way to NE 105th Street:

- **Pedestrian promenade** and **improved crosswalks** connecting the branch library and community center with Northgate Mall and transit stops.
- **Landscaped street medians** including street trees and ground cover.
- **Wider sidewalks** with **street trees** and curb, gutter, and driveway improvements.
- Full **traffic signal replacement** and street lighting improvements with pedestrian-scale lighting.
- **Environmental assessment**, preliminary **drainage study** and **pedestrian street-lighting study** for 5th Avenue NE from NE 100th Street to NE 112th Street for Phase One and future phases.

Project Schedule

The project will progress in tandem with work done on the library and community center.

Summer 2004—60 percent design

Spring 2005—complete design

Winter 2006—begin construction

Spring 2006—complete construction

For more information:

Sandra Woods
Project Manager

Seattle Department of Transportation
P.O. Box 34996
700 Fifth Avenue
Suite 3900
Seattle, WA 98124-4996

(206) 684-5298
sandra.woods@seattle.gov or
[www.seattle.gov/transportation/
5thavene.htm](http://www.seattle.gov/transportation/5thavene.htm)

Community Involvement

The City of Seattle developed the **5th Avenue NE Streetscape Design Plan** as a result of extensive community involvement in 2000 and 2001.

SDOT is coordinating community outreach with the library and park projects also located on 5th Ave NE.

- **March 2003:** Open House, Nathan Hale High School
- **Sept. 2003:** Surveyed businesses regarding best ways to keep them informed
- **Nov. 5, 2003:** Open House, Olympic View Elementary School
- **Feb. 23, 2004:** Open House, Olympic View Elementary School
- **May 13, 2004:** Northgate Community Forum, North Seattle Community College
- **Summer 2004:** met with businesses and property owners

SDOT will continue to work with the community throughout the project.

To schedule a presentation regarding 5th Avenue NE street improvements for your community organization, call Sandra Woods, Project Manager, Seattle Department of Transportation, (206) 684-5298.

To sign up for e-mail updates about 5th Avenue NE improvements and about planning for an improved transportation system for Northgate, visit the following web site:
www.seattle.gov/transportation/5thavene.htm

In the long term...

SDOT will continue to look for funding to complete implementation of the **5th Avenue NE Streetscape Design Plan** from NE 100th Street to NE 112th Street.

Northgate Transportation Plan
Under Mayor Nickels' leadership, SDOT is evaluating existing and future transportation needs in the Northgate area.

Called the Northgate Coordinated Transportation Investment Plan (CTIP), it will recommend a long-term vision for an improved transportation system.

The study will include transportation by foot, bicycles, transit and vehicles, as well freight transport. Proposed projects such as the Monorail and Sound Transit will be included in the CTIP analysis.

The study will recommend transportation improvement projects, and assign priorities.

The City hired a consultant and began work in March 2004. The community is participating in developing and reviewing the plan, to be completed by the end of 2005.

To learn more, visit the following web site: www.seattle.gov/transportation/nctip.htm

PUBLIC ART IN THE NORTHGATE PLANNING OVERLAY DISTRICT



Seattle artist Benson Shaw is working as Artist in Residence in the CityDesign area of the Seattle's Department of Planning and Development. This is a six month residency funded by the Office of Arts and Cultural Affairs.

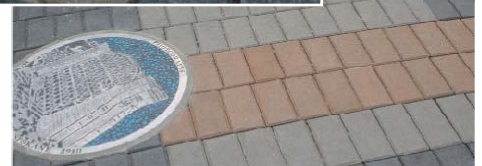


Shaw brings broad experience in public art related to infrastructure and public works projects. His activities include:

- Examination of public and private planning within the Northgate area.
- Drafting an Arts Plan to guide art acquisition and integration in public and private development in the Northgate area.
- Creating a proposal for a public art pilot project within the Thornton Creek Water Quality Channel project.

You are encouraged to contact the artist with arts-related questions and comments:

Benson Shaw
Artist in Residence
206-684-5933
benson.shaw@seattle.gov
www.seattle.gov/dpd/planning/northgate





The Northgate Neighborhood Arts Council is Forming!



Our mission is “to enhance our community identity through arts and culture”.

- The Northgate Arts Council will serve as a resource for the communities that are in the overlay district of the Northgate Comprehensive Plan, including Maple Leaf, Pinehurst, Victory Heights, Haller Lake, Meadowbrook, and the Northgate area.
- The Council will work with the business community, neighborhood groups, and artists to provide public art settings within our communities.
- The Council will heighten awareness of the importance of art in our lives and communities.
- The Council will also provide opportunities to local and emerging artists.

If you would like to join us and participate in its formation, come to the inaugural meeting listed below. If you would like to be notified by e-mail contact Lorna Mrachek at lamrachek@msn.com or leave a message at her home, (206) 366-8338.

7 p.m., Tuesday, Nov. 30, 2004
Bank of America Conference Room
Corner of 125th St. NE and 29th Ave. NE

☘ MAPLE LEAF COMMUNITY GARDEN ☘

The Maple Leaf Community Garden will be a wonderful addition to the redevelopment of the Northgate area. This community garden will include a p-patch and urban habitat to create an open space oasis for the neighborhood's expanding population, to sustain a diverse urban environment, and to fulfill the vision of the neighborhood plan. We hope to create a place where people will have the opportunity to grow plants, watch birds, relax in the outdoors, discover common interests, and become more engaged in their community.

The process to develop a concept plan for the future development of the Maple Leaf Community Garden at 529 NE 103rd Street has begun. A volunteer steering committee has just selected Barker Landscape Architects to provide design services. Barker has designed a number of similar projects, including:

- Bradner Gardens, 29th Avenue S. & S. Grand
- Trolley Hill Park, 5th N. & Howe St.
- Thyme Patch Park, 28th Avenue NW & NW 58th Street

For more information about Barker Landscape Architects visit their website at: www.barkerla.com.

The first public meeting to gather community input will take place Dec. 1, 7-9 p.m. at Olympic View Elementary School, 504 NE 95th St., in the Multi-Purpose Room. At this meeting, Barker Landscape Architects will present an inventory and analysis of the garden site and gather ideas from the community. Everyone will be invited to share their design ideas for the garden in a hands-on design charette format.

Subsequent meetings will be held Jan. 5 and Jan. 25, from 7-9 p.m. at Olympic View, 504 NE 95th St., in the Multi-Purpose Room. Everyone is welcome to attend and we highly encourage you to visit the park site prior to this meeting. If you have any questions please contact:

Susanne Friedman, Parks and Recreation, 206-684-0902.

Rich Macdonald, Dept. of Neighborhoods, 206-386-0088

Barbara Maxwell, Maple Leaf Community Council, 206-524-1502

<http://www.seattle.gov/neighborhoods/ppatch/locations/52.htm>



King County DOT / TOD Program Northgate Urban Center Update

| Ongoing Projects | Latest Activities |
|---|---|
| <i>Coordination with City on 5th Avenue Pedestrian Improvements</i> | |
| <ul style="list-style-type: none"> ▪ New sidewalks ▪ Bus shelters ▪ Pedestrian crossings | <ul style="list-style-type: none"> ▪ Working with SDOT on traffic modeling and related traffic issues |
| <i>NE 100th Street Pedestrian Improvements</i> | |
| <ul style="list-style-type: none"> ▪ Pedestrian crossing to properties south of the transit center ▪ Signal at NE 100th St. and 2nd Ave. NE ▪ New sidewalks and pedestrian amenities on NE 100th St. | <ul style="list-style-type: none"> ▪ Preliminary engineering/planning stage for signal and pedestrian improvements |
| <i>Transit Oriented Development (TOD) Program</i> | |
| <ul style="list-style-type: none"> ▪ Ongoing King County DOT effort to link multi-modal transit choices with land development | <ul style="list-style-type: none"> ▪ Working with Sound Transit on Northgate light rail station location ▪ Started parking analysis for area around NE 103rd St. and future 3rd Ave NE – Shared parking & Transit Demand Management. Coordinating with Northgate Coordinated Transportation Investment Plan (CTIP) ▪ Working with Simon Properties (& KPFF) to consider shared parking in new garage and pedestrian connections to transit ▪ Ongoing assessment of real estate market potential for TOD |
| <i>New 3rd Ave. NE</i> | |
| <ul style="list-style-type: none"> ▪ County to build new 3rd Ave. NE between NE 100 St. & 103rd St. ▪ City evaluating options for pedestrian and traffic circulation improvements at NE 103rd St. ▪ Pedestrian access from new 3rd Ave. NE to Northgate Transit Center | <ul style="list-style-type: none"> ▪ Working with the City & Lorig Associates on pedestrian design, street design, and coordination with TOD planning. ▪ Shared Parking Program w/ Lorig |

For more information contact Matthew Aho, TOD Project Manager, King County Dept. of Transportation, at (206) 263-4724 or Matt.Aho@METROKC.GOV.
www.metrokc.gov/kcdot/alts/tod/

Northgate Station North Link Light Rail Fact Sheet



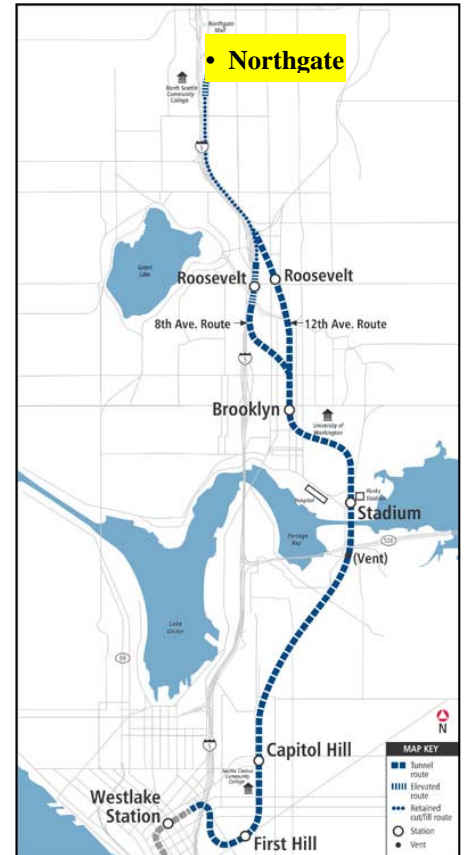
OCTOBER 2004

The North Link Draft Supplemental Environmental Impact Statement considered two general station options for Northgate. Northgate station options will be analyzed further during preliminary engineering and will consider recent public and private development plans. Sound Transit continues to work with King County Metro, the City of Seattle, and other Northgate stakeholders. Access to the transit center and park-and-ride facilities is also being considered.

The Sound Transit Board is expected to identify a preferred North Link station site in Fall 2004.

KEY FEATURES

- 2030 Daily boardings: approximately 11,000 at Northgate
- Elevated station approximately 25 feet above ground
- Two station entrances: elevators, escalators and stairs will be provided at each entrance
- Tail and pocket tracks near station



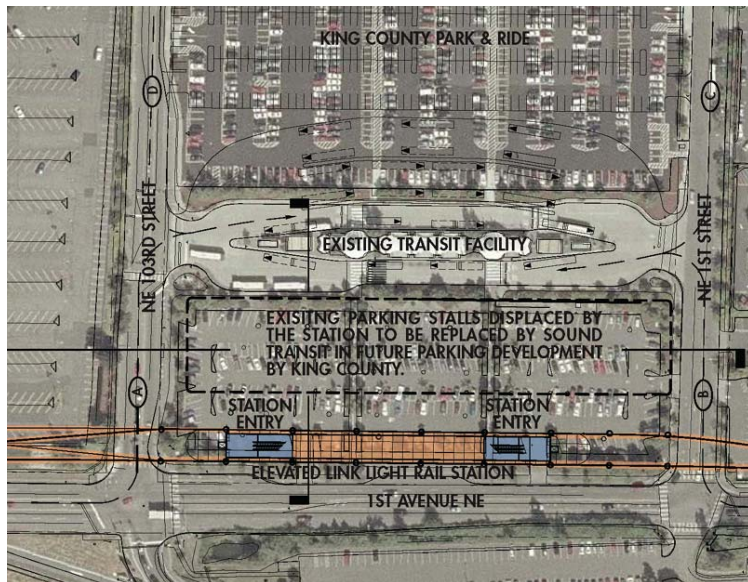
Northgate Urban Center

STATION FACILITIES

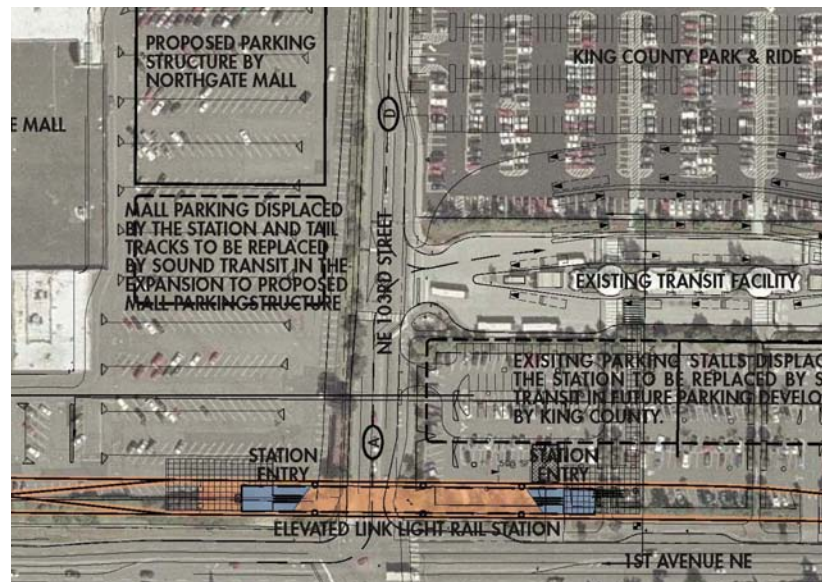
- Elevated station platform and trackway with two entrances
- Ticketing machines
- Covered bike storage

ISSUES TO CONSIDER DURING PRELIMINARY ENGINEERING

- Station location, entrance, and functional design
- Pedestrian, bus and bike access
- Construction staging areas
- Potential park-and-ride lot impacts
- Future extension of light rail north of Northgate Station



Station Between NE 100th Street and NE 103rd Street



Station Spanning NE 103rd Street

POTENTIAL STATION LOCATIONS

NEXT STEPS

North Link is only one part of Sound Transit's effort to plan for the region's transportation future. With Puget Sound expected to grow by 1.2 million people over the next 20 years, getting around is going to be more challenging than ever. That is why the Board of Directors has asked the agency to undertake two major initiatives: (1) detailed studies on the preferred North Link route and stations, and (2) a region-wide planning effort to look at ways to meet future growth and transportation demands. Sound Transit will use this work to evaluate options, priorities and costs, as well as ways to fund these key investments in our regional mass transit system.

The North Link studies are underway now. These studies will provide the critical information needed for a thorough understanding of the costs and challenges associated with the project. Sound Transit will continue hosting open houses in October and early 2005 to obtain public feedback on station design issues. Sound Transit is also completing North Link's Final Supplemental Environmental Impact Statement (FSEIS) and proceeding with engineering on the preferred route so it will be eligible for federal funding. The FSEIS will be completed in Spring 2005, and approval of a detailed route and cost estimates is expected in mid-2005.

At the same time, Sound Transit has kicked off its effort to plan for potential future expansions to our existing regional mass transit system. The first step is updating the Long Range Plan for our regional system and undertaking the necessary environmental studies. The agency will also work with the public to finalize the Long Range Plan and set priorities for the next steps in the expansion of our regional mass transit system.

FOR MORE INFORMATION

For more information about the North Link project, please contact Brooke Belman, Sound Transit community outreach specialist, at (206) 398-5238 or belmanb@soundtransit.org.